

**BOARD OF ZONING APPEALS AGENDA
JANUARY 20, 2004**

NOTICE IS HEREBY GIVEN pursuant to Sect. 18-110 of the Zoning Ordinance that, at a meeting to be held in the Board Room, Government Center Building, 12000 Government Center Parkway, January 20, 2004, the Board of Zoning Appeals will hold a public hearing on the following applications at the time indicated. At the said public hearing any and all interested persons will be given an opportunity to express their views regarding the application. If you desire to be placed on the speakers' list, or to check on whether the status of the public hearing has changed, call the Zoning Evaluation Division at 324-1280. The following information is a descriptive summary only of the application. Interested parties may review the application or pick up a copy of the staff report at the Zoning Evaluation Division of the Department of Planning and Zoning, 12055 Government Center Parkway, Suite 801. In addition, copies of the staff report are available at the office of the member of the Board of Supervisors in whose district the application property is located. ADA: Reasonable accommodation is available upon 7 days advance notice. For additional information on ADA call (703) 324-1334 (TTY 711 Virginia Relay Center).

MATTERS PRESENTED BY BOARD MEMBERS

- 9:00 A.M. NATIONAL CAPITAL PRESBYTERY, INC., SPA 68-D-955-4 Appl. under Sect(s). 3-103 and 3-203 of the Zoning Ordinance to amend SP 68-D-955 previously approved for a church with child care center and private school of special education to permit a reduction in land area. Located at 2036 Westmoreland St. on approx. 9.14 ac. of land zoned R-1 and R-2. Dranesville District. Tax Map 40-2 ((1)) 26A, 26B and 26C. (Admin. moved from 11/25/03 and 1/13/04 at appl. req.).
- 9:00 A.M. DOUGLAS CLAVEL, VC 2003-BR-164 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of addition 14.1 ft. from rear lot line. Located at 5701 Tender Ct. on approx. 8,455 sq. ft. of land zoned R-4. Braddock District. Tax Map 80-1 ((10)) 42.
- 9:00 A.M. CENTREVILLE LAND CORPORATION/TARMAC MID-ATLANTIC, INC., VC 2003-SU-168 Appl. under Sect(s). 8-401 of the Zoning Ordinance to permit accessory structures to remain 0.0 ft. to 7.0 ft. from front lot line. Located at approx. 1,200 ft. N.W. of the intersection of Bull Run Post Office Rd. and Lee Hwy. approx. 200 ft. N. of Lee Hwy. on approx. 1.64 ac. of land zoned I-6 and WS. Sully District. Tax Map 64-1 ((4)) 3, 4, and 5A.
- 9:00 A.M. MANUEL DE JESUS RODRIGUEZ, SP 2003-LE-041 Appl. under Sect(s). 8-914 of the Zoning Ordinance to permit reduction to minimum yard requirement based on error in building location to permit accessory structure to remain 2.8 ft. with eave 2.7 ft. from side lot line and 2.8 ft. with eave 1.8 ft. from rear lot line. Located at 7426 Northrop Rd. on approx. 8,800 sq. ft. of land zoned R-4 and HC. Lee District. Tax Map 92-4 ((3)) (3) 13. (Concurrent with VC 2003-LE-165).
- 9:00 A.M. MANUEL DE JESUS RODRIGUEZ, VC 2003-LE-165 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of addition 23.8 ft. with eave 22.3 ft from front lot line and 8.3 ft. with eave 6.8 ft. from side lot line and fence greater than 7.0 ft. in height to remain in side and rear yards. Located at 7426 Northrop Rd. on approx. 8,800 sq. ft. of land zoned R-4 and HC. Lee District. Tax Map 92-4 ((3)) (3) 13. (Concurrent with SP 2003-LE-041).

- 9:00 A.M. SYLVIA & JAMES A. LOVELACE, VC 2003-LE-160 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit the construction of addition 6.8 ft. with eave 5.5 ft. from one side lot line and 13.2 ft. with eave 12.0 ft. from other side lot line. Located at 3131 Clayborne Ave. on approx. 10,085 sq. ft. of land zoned R-2 and HC. Lee District. Tax Map 92-2 ((18)) (7) 23.
- 9:00 A.M. FORREST STIEG, VC 2003-DR-170 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of addition 6.7 ft. from side lot line and less than 200 ft. from Dulles Airport Access Rd. Located at 1720 Baldwin Dr. on approx. 12,470 sq. ft. of land zoned R-3. Dranesville District. Tax Map 30-3 ((15)) 10.
- 9:00 A.M. PAUL KEARNEY, VC 2003-PR-167 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of covered deck 26.9 ft. with eave 26.4 ft and steps 23.2 ft. from front lot line of a corner lot. Located at 6727 Chestnut Ave. on approx. 10,120 sq. ft. of land zoned R-4. Providence District. Tax Map 50-4 ((13)) (6) 22.
- 9:00 A.M. RONNIE GOLLEHON, VC 2003-MA-070 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit subdivision of one lot into 2 lots with proposed Lot 27B having a lot width of 15.58 ft. Located at 6917 Cherry La. on approx. 1.24 ac. of land zoned R-2 and HC. Mason District. Tax Map 71-2 ((7)) 27. (Moved from 7/22/03 and 9/30/03 at appl. req.) (Continued from 10/28/03).
- 9:30 A.M. TITAN MOVING & STORAGE, LLC, MR. EDMUND C. BOWLER, A 2003-MV-040 Appl. under Sect(s). 18-301 of the Zoning Ordinance. Appeal of determination that the appellant has established a storage yard on property in the C-6 District in violation of Zoning Ordinance provisions. Located at 1602 Belle View Blvd. on approx. 6.57 ac. of land zoned C-6. Mt. Vernon District. Tax Map 93-2 ((1)) 2. (Admin. moved from 11/18/03 at appl. req.)
- 9:30 A.M. YOUNG K. LEE AND YOUNG A. LEE, A 2003-PR-042 Appl. under Sect(s). 18-301 of the Zoning Ordinance. Appeal of determination that the appellants' property consists of a single lot. Located at 10414 Miller Rd. on approx. 2.12 ac. of land zoned R-1. Providence District. Tax Map 47-2 ((2)) 1. (Decision deferred from 10/28/03).

JOHN DIGIULIAN, CHAIRMAN